



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

BUILDING PERMIT No.: BR25-02-0122

Date of Application: 02/18/2025

BUILDING PERMIT

BUILDING LOCATION 609 PATHFINDER CIR GRASONVILLE TAX ACCOUNT 1805127164 SUBDIVISION PERRY'S RETREAT CRITICAL AREA NO ACREAGE 0.176 TAX MAP 058H GRID 0021 PARCEL 0201 SECTION BLOCK LOT 64 ZONED GPRN FRONTAGE DEPTH	PROPERTY OWNERS: TOR PERRYS LLC SHECKELLS, FRED PO BOX 257 FALLSTON, MD 21047 HOME PHONE: APPLICANT: PERMITS PLUS, INC TERRI MCNICHOLAS PO BOX 690 MILLERSVILLE MD 21108 STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																														
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$127,000.00	FEES <table style="width:100%; border-collapse: collapse;"> <tr> <td>PARKS & REC</td> <td style="text-align: right;">\$1,295.32</td> <td>FIRE DIST 2</td> <td style="text-align: right;">\$1,344.20</td> </tr> <tr> <td>ELECT. PERMIT</td> <td style="text-align: right;">\$165.00</td> <td>MHB FEE</td> <td style="text-align: right;">\$50.00</td> </tr> <tr> <td>SINGLE LOT</td> <td style="text-align: right;">\$55.00</td> <td>SCHOOLS</td> <td style="text-align: right;">\$11,657.88</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td style="text-align: right;">\$10.00</td> <td>BOCA FEE</td> <td style="text-align: right;">\$330.72</td> </tr> <tr> <td>SPRINKLER</td> <td style="text-align: right;">\$150.00</td> <td>ZONING</td> <td style="text-align: right;">\$55.00</td> </tr> </table>	PARKS & REC	\$1,295.32	FIRE DIST 2	\$1,344.20	ELECT. PERMIT	\$165.00	MHB FEE	\$50.00	SINGLE LOT	\$55.00	SCHOOLS	\$11,657.88	ELECT. ADMIN.	\$10.00	BOCA FEE	\$330.72	SPRINKLER	\$150.00	ZONING	\$55.00										
PARKS & REC	\$1,295.32	FIRE DIST 2	\$1,344.20																												
ELECT. PERMIT	\$165.00	MHB FEE	\$50.00																												
SINGLE LOT	\$55.00	SCHOOLS	\$11,657.88																												
ELECT. ADMIN.	\$10.00	BOCA FEE	\$330.72																												
SPRINKLER	\$150.00	ZONING	\$55.00																												
<table style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">CONTRACTORS</th> <th style="text-align: left;">NAME</th> <th style="text-align: left;">LICENSE #</th> <th style="text-align: left;">PHONE#</th> <th style="text-align: left;">PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>NVR INC (RYAN HOMES & NV) 9720 PATUXENT WOODS DR, COLUMBIA, MD 21046</td> <td>MHBL#56</td> <td>(703) 761-2000</td> <td></td> </tr> <tr> <td>PLUMBER</td> <td>CHESPEAKE PLUMBING & HEATING</td> <td>PN-160</td> <td>(302) 732-6006</td> <td>P-0245-25</td> </tr> <tr> <td>HVAC</td> <td>SOUTHERN MARYLAND HTG & AIR INC</td> <td>HM-594</td> <td>(301) 645-6928</td> <td>H-0254-25</td> </tr> <tr> <td>SPRINKLER</td> <td>BAYSIDE FIRE PROTECTION</td> <td>MSC-#49</td> <td>(410) 286-3314</td> <td>BF-0248-25</td> </tr> <tr> <td>ELECTRICIAN</td> <td>CECO ELECTRIC</td> <td>E-000240-2022</td> <td>(410) 995-6270</td> <td>ER25-02-0122</td> </tr> </tbody> </table>		CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	NVR INC (RYAN HOMES & NV) 9720 PATUXENT WOODS DR, COLUMBIA, MD 21046	MHBL#56	(703) 761-2000		PLUMBER	CHESPEAKE PLUMBING & HEATING	PN-160	(302) 732-6006	P-0245-25	HVAC	SOUTHERN MARYLAND HTG & AIR INC	HM-594	(301) 645-6928	H-0254-25	SPRINKLER	BAYSIDE FIRE PROTECTION	MSC-#49	(410) 286-3314	BF-0248-25	ELECTRICIAN	CECO ELECTRIC	E-000240-2022	(410) 995-6270	ER25-02-0122
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																											
MHBR	NVR INC (RYAN HOMES & NV) 9720 PATUXENT WOODS DR, COLUMBIA, MD 21046	MHBL#56	(703) 761-2000																												
PLUMBER	CHESPEAKE PLUMBING & HEATING	PN-160	(302) 732-6006	P-0245-25																											
HVAC	SOUTHERN MARYLAND HTG & AIR INC	HM-594	(301) 645-6928	H-0254-25																											
SPRINKLER	BAYSIDE FIRE PROTECTION	MSC-#49	(410) 286-3314	BF-0248-25																											
ELECTRICIAN	CECO ELECTRIC	E-000240-2022	(410) 995-6270	ER25-02-0122																											
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 37' X 46' OVERALL TO INCLUDE 20' X 21' (2) CAR GARAGE AND 8' X 6' FRONT PORCH. SECOND FLOOR 36' X 37' OVERALL. MODEL: COLUMBIA, ELEVATION A																															
<table style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</th> <th style="text-align: left;">CONSTRUCTION TYPE: WOOD FRAME</th> </tr> </thead> <tbody> <tr> <td> UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 1,112 SECOND FLOOR: 1332 THIRD FLOOR: FOURTH FLOOR: GARAGE: 420 CARPOR: DECK: PORCH: 48 OTHER: TOTAL FLOOR AREA: 2,912 </td> <td> # BEDROOMS: 4 # BATHROOMS: 3 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: NONE </td> </tr> </tbody> </table>		BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)	CONSTRUCTION TYPE: WOOD FRAME	UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 1,112 SECOND FLOOR: 1332 THIRD FLOOR: FOURTH FLOOR: GARAGE: 420 CARPOR: DECK: PORCH: 48 OTHER: TOTAL FLOOR AREA: 2,912	# BEDROOMS: 4 # BATHROOMS: 3 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: NONE																										
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)	CONSTRUCTION TYPE: WOOD FRAME																														
UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 1,112 SECOND FLOOR: 1332 THIRD FLOOR: FOURTH FLOOR: GARAGE: 420 CARPOR: DECK: PORCH: 48 OTHER: TOTAL FLOOR AREA: 2,912	# BEDROOMS: 4 # BATHROOMS: 3 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: NONE																														

The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

NOTE: Separate electrical and plumbing permits are required! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered if construction is continuous.

Conditions:
 AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED. QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT FRONT FT	15 FT
SIDE FT SIDE FT	5 FT
REAR FT REAR FT	20 FT
SIDE STREET FT SIDE STREET FT	
MAX. HGHT FT MAX. HGHT FT	40 FT

APPROVALS:

BUILDING <i>HD</i>	02/21/2025	FLOODPLAIN ZONE <i>KN</i>	02/21/2025
ZONING <i>JM</i>	02/21/2025	PLUMBING <i>in</i>	02/25/2025
SEDIMENT <i>SR</i>	03/02/2023	ENV. HEALTH <i>JAN</i>	02/24/2025
PUB. SEWER <i>ML</i>	02/25/2025	HISTORIC	N/A
S.W. MGT. <i>KN</i>	02/21/2025	SHA	N/A
ENTRANCE <i>DB</i>	02/21/2025	MECHANICAL <i>in</i>	02/25/2025
FIRE MARSHAL <i>JB</i>	03/04/2025	ELECTRICAL	03/06/2025
BACKFLOW <i>in</i>	02/25/2025	FOOD SERVICE	N/A

DATE APPROVED: 3-6-25

ADMINISTRATOR APPROVAL: *Vivian G Swanson*



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

BUILDING PERMIT No.: BR24-06-0449
 Date of Application: 06/07/2024

BUILDING PERMIT

BUILDING LOCATION 111 PLEASANT SPRINGS DR CENTREVILLE TAX ACCOUNT 1803029417 SUBDIVISION CLAIBORNE FIELDS CRITICAL AREA NO ACREAGE 1.2 TAX MAP 0036 GRID 0015 PARCEL 0066 SECTION BLOCK LOT 6 ZONED AG FRONTAGE DEPTH		PROPERTY OWNERS: ARUTE, DANIEL & SARAH 111 PLEASANT SPRINGS DR CENTREVILLE, MD 21617 HOME PHONE: (360) 535-9113 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE ACCESSORY STRUCTURE REVISED PROPOSED USE CONSTRUCTION VALUE \$10,000.00		FEES BOCA FEE \$35.00 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC SOLAR ENERGY WORLD MHIC 127353 (410) 579-5167 14880 SWEITZER LN, LAUREL, MD 20707 ELECTRICIAN SOLAR ENERGY WORLD E-000250-2022 (443) 643-7550 ER24-06-0449			
DESCRIPTION OF WORK: INSTALL 12' X 20' PREFAB SHED.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: 240 TOTAL FLOOR AREA: 240	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PRIVATE HEATING SYSTEM: FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PRIVATE CENTRAL AIR:

The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

NOTE: Separate electrical and plumbing permits are required! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered if construction is continuous.

Conditions:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. DO NOT INHIBIT EXISTING DRAINAGE PATTERNS. ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 60% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT FT
SIDE 3 FT	SIDE FT
REAR 3 FT	REAR FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT 20 FT	MAX. HGHT FT

APPROVALS:

BUILDING <i>HD</i>	07/09/2024	FLOODPLAIN ZONE	N/A
ZONING <i>WB</i>	03/06/2025	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH <i>JEN</i>	02/11/2025
PUB. SEWER	N/A	HISTORIC	N/A
S.W. MGT. <i>KN</i>	02/10/2025	SHA	N/A
ENTRANCE	N/A	MECHANICAL	N/A
FIRE MARSHAL	N/A	ELECTRICAL	07/02/2024
BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 3-6-25

ADMINISTRATOR APPROVAL: *Krystal Swinson*



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

BUILDING PERMIT No.: BR24-09-0743
 Date of Application: 09/25/2024

BUILDING PERMIT

BUILDING LOCATION 222 WOODS RD CHESTER TAX ACCOUNT 1804064046 SUBDIVISION BENTON'S PLEASURE CRITICAL AREA NO ACREAGE 0.75 TAX MAP 0064 GRID 0000 PARCEL 0270 SECTION BLOCK LOT 4A ZONED NC-20 FRONTAGE 228.69 DEPTH 400		PROPERTY OWNERS: MD RESIDENTIAL BY LACROSSE 721 MAIN ST 100 STEVENSVILLE, MD 21666 HOME PHONE: APPLICANT: MD RESIDENTIAL BY LACROSSE LLC KRISTIN NICHOLS PO BOX 1118 STEVENSVILLE MD 21666																															
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$170,000.00		STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL FEES <table border="0"> <tr> <td>PARKS & REC</td> <td>\$1,200.45</td> <td>BOCA FEE</td> <td>\$321.32</td> </tr> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>ELECT. PERMIT</td> <td>\$115.00</td> </tr> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>ROADS FEE</td> <td>\$500.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>FIRE DIST 1</td> <td>\$1,245.75</td> </tr> <tr> <td>SCHOOLS</td> <td>\$10,804.05</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td></td> <td></td> </tr> </table>		PARKS & REC	\$1,200.45	BOCA FEE	\$321.32	MHB FEE	\$50.00	ELECT. PERMIT	\$115.00	SPRINKLER	\$150.00	ROADS FEE	\$500.00	SINGLE LOT	\$55.00	FIRE DIST 1	\$1,245.75	SCHOOLS	\$10,804.05	ZONING	\$55.00	ELECT. ADMIN.	\$10.00								
PARKS & REC	\$1,200.45	BOCA FEE	\$321.32																														
MHB FEE	\$50.00	ELECT. PERMIT	\$115.00																														
SPRINKLER	\$150.00	ROADS FEE	\$500.00																														
SINGLE LOT	\$55.00	FIRE DIST 1	\$1,245.75																														
SCHOOLS	\$10,804.05	ZONING	\$55.00																														
ELECT. ADMIN.	\$10.00																																
<table border="0"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>MD RESIDENTIAL BY LACROSSE LLC PO BOX 1118, STEVENSVILLE, MD 21666</td> <td>MHBR-7238</td> <td>(410) 604-3701</td> <td></td> </tr> <tr> <td>ELECTRICIAN</td> <td>RJ BEASLEY ELECTRIC</td> <td>E-#900</td> <td>(410) 604-3950</td> <td>ER24-09-0743</td> </tr> <tr> <td>SPRINKLER</td> <td>ABSOLUTE FIRE PROTECTION</td> <td>MSC-#4</td> <td>(410) 544-7771</td> <td>BF-1330-24</td> </tr> <tr> <td>HVAC</td> <td>WILLIAM H METCALFE & SONS</td> <td>HM#105</td> <td>(301) 368-6330</td> <td>H-1321-24</td> </tr> <tr> <td>PLUMBER</td> <td>JW SHEPHERD INC</td> <td>PR-154</td> <td>(410) 827-6778</td> <td>P-1322-24</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	MD RESIDENTIAL BY LACROSSE LLC PO BOX 1118, STEVENSVILLE, MD 21666	MHBR-7238	(410) 604-3701		ELECTRICIAN	RJ BEASLEY ELECTRIC	E-#900	(410) 604-3950	ER24-09-0743	SPRINKLER	ABSOLUTE FIRE PROTECTION	MSC-#4	(410) 544-7771	BF-1330-24	HVAC	WILLIAM H METCALFE & SONS	HM#105	(301) 368-6330	H-1321-24	PLUMBER	JW SHEPHERD INC	PR-154	(410) 827-6778	P-1322-24
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
MHBR	MD RESIDENTIAL BY LACROSSE LLC PO BOX 1118, STEVENSVILLE, MD 21666	MHBR-7238	(410) 604-3701																														
ELECTRICIAN	RJ BEASLEY ELECTRIC	E-#900	(410) 604-3950	ER24-09-0743																													
SPRINKLER	ABSOLUTE FIRE PROTECTION	MSC-#4	(410) 544-7771	BF-1330-24																													
HVAC	WILLIAM H METCALFE & SONS	HM#105	(301) 368-6330	H-1321-24																													
PLUMBER	JW SHEPHERD INC	PR-154	(410) 827-6778	P-1322-24																													
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 42' X 52' OVERALL TO INCLUDE 12' X 16' DECK WITH STEPS TO GRADE, 4'-2" X 11'9" FRONT PORCH, AND 19' X 22' GARAGE. SECOND FLOOR 35'10" X 36'9" OVERALL MODEL: THE DORAL, ELEVATION 1																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) <table border="0"> <tr> <td>UNFIN. BASEMENT:</td> <td>FIN BASEMENT:</td> </tr> <tr> <td>FIRST FLOOR: 1,091</td> <td>SECOND FLOOR: 1174</td> </tr> <tr> <td>THIRD FLOOR:</td> <td>FOURTH FLOOR:</td> </tr> <tr> <td>GARAGE: 378</td> <td>CARPOR:</td> </tr> <tr> <td>DECK: 192</td> <td>PORCH: 49</td> </tr> <tr> <td>OTHER:</td> <td></td> </tr> <tr> <td>TOTAL FLOOR AREA: 2,884</td> <td></td> </tr> </table>		UNFIN. BASEMENT:	FIN BASEMENT:	FIRST FLOOR: 1,091	SECOND FLOOR: 1174	THIRD FLOOR:	FOURTH FLOOR:	GARAGE: 378	CARPOR:	DECK: 192	PORCH: 49	OTHER:		TOTAL FLOOR AREA: 2,884		CONSTRUCTION TYPE: WOOD FRAME <table border="0"> <tr> <td># BEDROOMS: 4</td> <td># BATHROOMS: 3</td> </tr> <tr> <td>ROAD TYPE: COUNTY</td> <td>SPRINKLER: YES</td> </tr> <tr> <td>WATER TYPE: PRIVATE</td> <td>SEWER TYPE: PUBLIC</td> </tr> <tr> <td colspan="2">HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES</td> </tr> <tr> <td colspan="2">FIREPLACE: NONE</td> </tr> </table>		# BEDROOMS: 4	# BATHROOMS: 3	ROAD TYPE: COUNTY	SPRINKLER: YES	WATER TYPE: PRIVATE	SEWER TYPE: PUBLIC	HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES		FIREPLACE: NONE							
UNFIN. BASEMENT:	FIN BASEMENT:																																
FIRST FLOOR: 1,091	SECOND FLOOR: 1174																																
THIRD FLOOR:	FOURTH FLOOR:																																
GARAGE: 378	CARPOR:																																
DECK: 192	PORCH: 49																																
OTHER:																																	
TOTAL FLOOR AREA: 2,884																																	
# BEDROOMS: 4	# BATHROOMS: 3																																
ROAD TYPE: COUNTY	SPRINKLER: YES																																
WATER TYPE: PRIVATE	SEWER TYPE: PUBLIC																																
HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES																																	
FIREPLACE: NONE																																	

The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

NOTE: Separate electrical and plumbing permits are required! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered if construction is continuous.

Conditions:

QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144. AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED. SWM - MUST FOLLOW APPROVED STORMWATER MANAGEMENT PLAN OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 35 FT
SIDE FT	SIDE 15/35 FT
REAR FT	REAR 50 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING <i>HD</i>	10/15/2024	FLOODPLAIN ZONE <i>AN</i>	10/15/2024
ZONING <i>JM</i>	01/28/2025	PLUMBING <i>ch</i>	10/22/2024
SEDIMENT <i>AR</i>	10/03/2024	ENV. HEALTH <i>JEN</i>	10/16/2024
PUB. SEWER <i>DT</i>	10/28/2024	HISTORIC	N/A
S.W. MGT. <i>KY</i>	10/28/2024	SHA	N/A
ENTRANCE <i>DD</i>	10/16/2024	MECHANICAL <i>ch</i>	10/22/2024
FIRE MARSHAL <i>JM</i>	11/15/2024	ELECTRICAL	10/03/2024
BACKFLOW <i>ch</i>	10/22/2024	FOOD SERVICE	N/A

DATE APPROVED: 3-6-25

ADMINISTRATOR APPROVAL: *Vnan G Sunson*



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

BUILDING PERMIT No.: BR25-01-0072

Date of Application: 01/29/2025

BUILDING PERMIT

BUILDING LOCATION 125 KINGLET CT CHESTER TAX ACCOUNT 1804126551 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 0.147 TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 510 ZONED SMPD FRONTAGE 50 DEPTH 120		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666 HOME PHONE: (240) 375-4735 APPLICANT: K HOVNIANIAN LOLITA JUSTICE-WATKINS 101 LOG CANOE CIR SUITE C2 STEVENSVILLE MD 21666																															
EXISTING USE VACANT LOT PROPOSED USE 4SEASONS -SFD REVISED PROPOSED USE CONSTRUCTION VALUE \$195,000.00		STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL FEES <table border="0"> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>COPIES AND MISC</td> <td>\$30.00</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$135.00</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$404.92</td> <td>4SEASNDRRA</td> <td>\$10,546.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td></td> <td></td> </tr> </table>		MHB FEE	\$50.00	COPIES AND MISC	\$30.00	ZONING	\$55.00	SPRINKLER	\$150.00	ELECT. PERMIT	\$135.00	ELECT. ADMIN.	\$10.00	BOCA FEE	\$404.92	4SEASNDRRA	\$10,546.00	SINGLE LOT	\$55.00												
MHB FEE	\$50.00	COPIES AND MISC	\$30.00																														
ZONING	\$55.00	SPRINKLER	\$150.00																														
ELECT. PERMIT	\$135.00	ELECT. ADMIN.	\$10.00																														
BOCA FEE	\$404.92	4SEASNDRRA	\$10,546.00																														
SINGLE LOT	\$55.00																																
<table border="0"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666</td> <td>MHBL#3149</td> <td>(301) 683-6275</td> <td></td> </tr> <tr> <td>HVAC</td> <td>MCCREA EQUIPMENT COMPANY, INC</td> <td>HR-616</td> <td>(301) 423-6623</td> <td>H-0179-25</td> </tr> <tr> <td>SPRINKLER</td> <td>METROPOLITAN FIRE</td> <td>MSC-#155</td> <td>(301) 868-0005</td> <td>BF-0186-25</td> </tr> <tr> <td>ELECTRICIAN</td> <td>TRI-STATE COMMUNICATIONS SERVICES</td> <td>E-#817</td> <td>(301) 261-4943</td> <td>ER25-01-0072</td> </tr> <tr> <td>PLUMBER</td> <td>BLUESTREAM SERVICES INC</td> <td>PN#220</td> <td>(410) 363-0072</td> <td>P-0184-25</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666	MHBL#3149	(301) 683-6275		HVAC	MCCREA EQUIPMENT COMPANY, INC	HR-616	(301) 423-6623	H-0179-25	SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-0186-25	ELECTRICIAN	TRI-STATE COMMUNICATIONS SERVICES	E-#817	(301) 261-4943	ER25-01-0072	PLUMBER	BLUESTREAM SERVICES INC	PN#220	(410) 363-0072	P-0184-25
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
MHBR	K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666	MHBL#3149	(301) 683-6275																														
HVAC	MCCREA EQUIPMENT COMPANY, INC	HR-616	(301) 423-6623	H-0179-25																													
SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-0186-25																													
ELECTRICIAN	TRI-STATE COMMUNICATIONS SERVICES	E-#817	(301) 261-4943	ER25-01-0072																													
PLUMBER	BLUESTREAM SERVICES INC	PN#220	(410) 363-0072	P-0184-25																													
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 39'4" X 80'4" OVERALL TO INCLUDE 20' X 20'4", 10' X 10'6" (3) CAR GARAGE, 12' X 15'2" COVERED PATIO, 6' X 7'10", 6' X 17'4" "L" SHAPED PATIO, SECOND FLOOR 16'5" X 39'4" OVERALL WITH LOFT. KERR ED 55+ AGE RESTRICTED COMMUNITY																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: FIRST FLOOR: 2,127 THIRD FLOOR: GARAGE: 560 DECK: OTHER: 180-COVERED PATIO TOTAL FLOOR AREA: 3,675	FIN BASEMENT: SECOND FLOOR: 646 FOURTH FLOOR: CARPORT: PORCH: 162	# BEDROOMS: 3 ROAD TYPE: PRIVATE WATER TYPE: PUBLIC HEATING SYSTEM: GAS FIREPLACE: GAS	# BATHROOMS: 3 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: YES																														

The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

NOTE: Separate electrical and plumbing permits are required! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered if construction is continuous.

Conditions:

QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS				APPROVALS:			
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING	02/06/2025	FLOODPLAIN ZONE	02/06/2025		
FRONT	FRONT	ZONING	02/11/2025	PLUMBING	02/13/2025		
SIDE	SIDE	SEDIMENT	01/25/2024	ENV. HEALTH	02/10/2025		
REAR	REAR	PUB. SEWER	02/20/2025	HISTORIC	N/A		
SIDE STREET	SIDE STREET	S.W. MGT.	02/06/2025	SHA	N/A		
MAX. HGHT	MAX. HGHT	ENTRANCE	02/07/2025	MECHANICAL	02/13/2025		
		FIRE MARSHAL	02/26/2025	ELECTRICAL	02/10/2025		
		BACKFLOW	02/13/2025	FOOD SERVICE	N/A		

DATE APPROVED: 3-6-25 ADMINISTRATOR APPROVAL: V. Wang



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

ZONING CERTIFICATE #: Z25-02-0058

Date of Application: 02/07/2025

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803029417	111 PLEASANT SPRINGS DR	CENTREVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: ARUTE, DANIEL & SARAH	TAX MAP 0036 BLOCK PARCEL 0066
OWNER ADDRESS: 111 PLEASANT SPRINGS DR CENTREVILLE, MD 21617	LOT 6 SECTION ZONED AG
HOME PHONE: (360) 535-9113	CRITICAL AREA NO ACREAGE 1.20
	SUBDIVISION CLAIBORNE FIELDS PHASE II
	BUILDING VALUE
	WATER TYPE PRIVATE SEWER TYPE PRIVATE

APPLICANT INFORMATION	PERMIT FEES
NAME: DANIEL & SARAH ARUTE	ZONING FEE: \$55.00 FM FEE:
ADDRESS: 111 Pleasant Springs Dr CENTREVILLE, MD 21617	ELECTRICAL PERMIT #:
PHONE: (360) 535-9113	PLUMBING PERMIT #:
	GAS PERMIT #:
	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: RESIDENCE	PROPOSED USE: ACCESSORY STRUCTURE <200SF
MINIMUM YARD REQUIREMENTS:	
FRONT: FT SIDE: 3 FT REAR: 3 FT	SIDE STREET: FT HEIGHT: 20 FT
WORK DESCRIPTION: INSTALL 10' X 12' SHED	

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	02/11/2025 JEN
S.W. MGT.	02/10/2025 KN
ZONING	03/06/2025 WB

NOTE: Separate electrical and plumbing permits are required prior to permit being issued. Electrician & Plumber must have Queen Anne's County Licenses! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered valid if construction is continuous.

Conditions:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 60% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.
 ANY ELECTRICAL WORK ADDED TO THIS STRUCTURE WILL REQUIRE AN APPROVED QUEEN ANNE'S COUNTY ELECTRICAL PERMIT AND AN INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.

ADMINISTRATOR APPROVAL: Vivian J. Sunson DATE APPROVED: 3-6-25



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
 Centreville, MD 21617
 410-758-4088

ZONING CERTIFICATE #: Z24-11-0497

Date of Application: 11/22/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804096096	188 LOG CANOE CIR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KRM-CHESAPEAKE LLC	TAX MAP 0048	BLOCK	PARCEL 0130
OWNER ADDRESS:	165 LOG CANOE CIR J STEVENSVILLE, MD 21666	LOT 23	SECTION	ZONED SIBE
HOME PHONE:	(410) 604-2622	CRITICAL AREA YES		ACREAGE 33.88
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	KRM DEVELOPMENT CORPORATION	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	165 Log Canoe Cir J STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:	
PHONE:	(410) 604-2622	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL

EXISTING USE: VACANT UNIT	PROPOSED USE: USE PERMIT
---------------------------	--------------------------

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: USE PERMIT FOR "EASTERN SHORE CHEER" GYMNASICS CENTER
 4169 SQ'
 2 EMPLOYEES
 LANGFORD BUILDING

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	12/02/2024 JEN
FIRE MARSHAL	12/18/2024 JL
SANITARY DEPT	12/10/2024 DT
ZONING	12/03/2024 MO

NOTE: Separate electrical and plumbing permits are required prior to permit being issued. Electrician & Plumber must have Queen Anne's County Licenses! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered valid if construction is continuous.

Conditions:
 QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144.

ADMINISTRATOR APPROVAL: *Wm J. Sunson* DATE APPROVED: 3-6-25